



Price

£400,000

Freehold

3x  1x  1x 

The Ferns, Larkfield,
Aylesford, Kent, ME20

OVER 60?

Secure this property
for up to **59% less!**

Wards
Helping you move forwards



Main features

- **Extended & well presented throughout**
- **Lovely kitchen/breakfast area - ideal for getting the family together**
- **A utility area & ground floor cloakroom adds convenience**
- **Sunny & secluded rear garden**
- **Excellent commuter links by road & rail close by**

Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 13'5 x 11'5 (4.09m x 3.48m)

Dining Area: 19'2 x 7'9 (5.85m x 2.36m)

Kitchen/Breakfast Area: 14'0 x 11'1 (4.27m x 3.38m)

Utility Area: 11'1 x 4'2 (3.38m x 1.27m)

Cloakroom

FIRST FLOOR

Landing

Bedroom 1: 10'10 x 9'10 (3.30m x 3.00m)

Bedroom 2: 9'10 x 8'7 (3.00m x 2.62m)

Bedroom 3: 8'10 x 8'0 (2.69m x 2.44m)

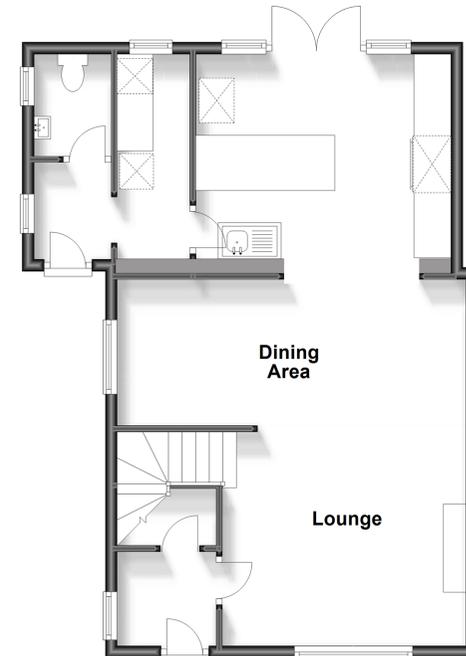
Bathroom

OUTSIDE

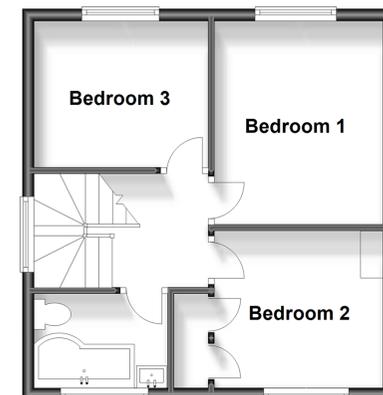
Driveway & Garage

Rear Garden

Ground Floor
Approx. 61.3 sq. metres (659.7 sq. feet)



First Floor
Approx. 35.5 sq. metres (382.2 sq. feet)



Call Larkfield - 01732 847877 ■ wardsof Kent.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



12934949/20231004/CK/JT